



EVIDENCE OF PROPERTY INSURANCE

DATE (MM/DD/YYYY)

3/18/2024

THIS EVIDENCE OF PROPERTY INSURANCE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE ADDITIONAL INTEREST NAMED BELOW. THIS EVIDENCE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS EVIDENCE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE ADDITIONAL INTEREST.

AGENCY Whorton Insurance Services 11200 Jollyville Rd. Austin TX 78759-4813	PHONE (A/C, No, Ext): (512) 338-1191	COMPANY Hanover Casualty Company PO Box 890678 Charlotte NC 28289-0678
FAX (A/C, No): (512) 338-1196	E-MAIL ADDRESS: davidw@whortonins.com	
CODE:	SUB CODE:	
AGENCY CUSTOMER ID #: 00053195		
INSURED CTX Confectionary LLC DBA: Kilwins 650 Shell Stone Trail Georgetown TX 78628	LOAN NUMBER	POLICY NUMBER OLDH532308
	EFFECTIVE DATE 3/15/2025	EXPIRATION DATE 3/15/2026
		<input type="checkbox"/> CONTINUED UNTIL TERMINATED IF CHECKED
	THIS REPLACES PRIOR EVIDENCE DATED:	

PROPERTY INFORMATION

LOCATION/DESCRIPTION 120 W. 8th St. Ste 101 Georgetown, TX 78626
THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS EVIDENCE OF PROPERTY INSURANCE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

COVERAGE INFORMATION

COVERAGE / PERILS / FORMS	AMOUNT OF INSURANCE	DEDUCTIBLE
Business Personal Property, Replacement Cost, Special (Including theft)	450,000	1,000
Business Income, Actual Loss Sustained, Special (Including theft)	12 Months	48 Hours
Equipment Breakdown	Included	1,000
Spoilage	25,000	1,000

REMARKS (Including Special Conditions)

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CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

ADDITIONAL INTEREST

NAME AND ADDRESS Kilwins Chocolates Franchise Inc. & Kilwin's Quality Confections Inc. 1050 Bay View Road Petoskey, MI 49770	MORTGAGEE LOSS PAYEE	ADDITIONAL INSURED
	LOAN #	
	AUTHORIZED REPRESENTATIVE Jim Whorton/KYLEME	

Additional Named Insureds

Other Named Insureds

Kilwins

Doing Business As